

City Office REIT, Inc.
Form 8-K/A
December 03, 2014

UNITED STATES
SECURITIES AND EXCHANGE COMMISSION
Washington, D.C. 20549

FORM 8-K/A

CURRENT REPORT

Pursuant to Section 13 or 15(d)

of the Securities Exchange Act of 1934

Date of Report (Date of earliest event reported): November 18, 2014

City Office REIT, Inc.

(Exact Name of Registrant as Specified in Its Charter)

Maryland
(State or other jurisdiction of
incorporation or organization)

001-36409
(Commission
File Number)

98-1141883
(I.R.S. Employer
Identification No.)

1075 West Georgia Street, Suite 2600,

Vancouver, British Columbia,
(Address of principal executive offices)

(604) 806-3366

V6E 3C9
(Zip Code)

(Registrant's telephone number, including area code)

Not Applicable

(Former name or former address, if changed since last report)

Check the appropriate box below if the Form 8-K filing is intended to simultaneously satisfy the filing obligation of the registrant under any of the following provisions:

- .. Written communications pursuant to Rule 425 under the Securities Act (17 CFR 230.425)
- .. Soliciting material pursuant to Rule 14a-12 under the Exchange Act (17 CFR 240.14a-12)
- .. Pre-commencement communications pursuant to Rule 14d-2(b) under the Exchange Act (17 CFR 240.14d-2(b))
- .. Pre-commencement communications pursuant to Rule 13e-4(c) under the Exchange Act (17 CFR 240.13e-4(c))

Explanatory Note

This Form 8-K/A amends and supplements the Registrant's Form 8-K, as filed on November 21, 2014, to include historical financial statements and unaudited pro forma financial information, required by Item 9.01 (a) and (b), for the Registrant's acquisition of a 124,500 square foot office property in Orlando's Central Florida Research Park submarket.

Item 9.01 Financial Statements and Exhibits.

(a) Financial Statements of Property Acquired

The following Statement of Revenues and Certain Expenses is set forth in Exhibit 99.1 which are attached hereto and incorporated by reference.

Report of Independent Auditors.

Statement of Revenues and Certain Expenses for the nine months ended September 30, 2014 and the year ended December 31, 2013.

Notes to the Statement of Revenues and Certain Expenses for the nine months ended September 30, 2014 and the year ended December 31, 2013.

(b) Pro Forma Financial Information

The following pro forma financial statements are set forth in Exhibit 99.2 which are attached and incorporated herein by reference.

Unaudited Pro Forma Consolidated Balance Sheet as of September 30, 2014.

Unaudited Pro Forma Consolidated Statement of Operations for the nine months ended September 30, 2014 and the year ended December 31, 2013.

Notes to Unaudited Pro Forma Consolidated Financial Statements.

(c) Not applicable.

(d) Exhibits:

Exhibit

Number	Description
99.1	Financial Statements of Property Acquired
99.2	Unaudited Pro Forma Financial Information

SIGNATURES

Pursuant to the requirements of the Securities Exchange Act of 1934, as amended, the registrant has duly caused this report to be signed on its behalf by the undersigned hereunto duly authorized.

CITY OFFICE REIT, INC.

Date: December 2, 2014

By: /s/ James Farrar
Name: James Farrar
Title: Chief Executive Officer